News Extra: Update on Port of Long Beach Dredging Project

At a recent RAB meeting, Dr. Tom Johnson of the Port of Long Beach presented an update on the Port's dredging project in the West Basin. In his presentation, he discussed:

¨ The recent history of the LBNC, including the base closure decision in 1991 and the approval of the reuse plan in 1993.

¨ The re-use plan for LBNC includes a container terminal on most of the property, a liquid bulk terminal, and a ship repair facility at Drydock 1.

¨ In 1998, the Department of the Navy granted a lease to the City of Long Beach/Port of Long Beach. This lease allows the Port to initiate the container terminal project. As part of the project, removal of piers and dredging of sediments in the West Basin is necessary in order to accommodate an approach channel, a turning basin, and a berthing area for cargo vessels.

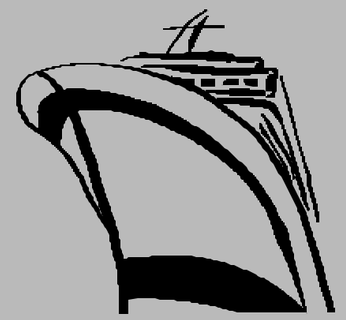
¨ The Port is progressing through the dredging process in phases. The final phase is scheduled for completion in September 2001, and the Pier T container terminal project will be completed by April 2002.

¨ During the process, the Port studied the sediments within the area to be dredged. These studies were conducted under the cognizance of the Army Corps of Engineers, the Environmental Protection Agency and other agencies responsible for determining the disposition of dredged sediments. They found that some of the sediments were suitable for unconfined aquatic disposal, including ocean disposal, fill in other areas, and beach shore nourishment. Due to strict standards, some of the dredged material was not suitable for these uses, so, the Port worked with applicable regulatory agencies to determine suitable disposal alternatives. One of the disposal alternatives that has been completed is to sequester dredged material from the West Basin deep within newly constructed land elsewhere in the Port, thus removing it from possible contact with the environment. Another approved disposal method is to sequester the unsuitable sediments in the former drydocks, which will then be paved over and converted to a container terminal.

Port of Long Beach Re-Use Plans

Although the general objective of this fact sheet series is to provide information on the environmental program at LBNC, this particular issue will also describe elements of the reuse process. Reuse activities are somewhat linked to the environmental program in the following ways:

First, federal property transfers to non-federal parties are governed, in part, by an environmental statute (the Comprehensive Enironmental Response, Compensation and Liability Act or CERCLA) that requires the federal agency to disclose types and quantities of hazardous substances that were stored, released, or disposed of on the property. This statute also requires a covenant to be placed in the deed transferring the property stating that all remedial action necessary to protect human health and the environment has been taken before the date of conveyance. In addition, such deeds must contain a covenant that the transferring agency-in this case, the Department of the Navy-will take appropriate action with respect to any newly discovered contamination which may have been cause by Navy activities prior to transfer. Finally, one goal of the base closure process is to remediate all environmental sites to a level that is consistent with the proposed uses described in the reuse plan for the BRAC property. Generally, the future use for LBNC, as specified in the reuse plan, is industrial in nature.



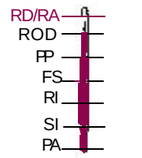
The 'Early Transfer' Process

When a federal agency transfers property to non-federal parties, the transferring agency may elect to transfer the property under what is called the 'early transfer' process. In this process, the CERCLA covenant mentioned above (i.e., that all remedial action has been taken prior to date of transfer) is allowed be made after the transfer and following completion of the remedial action. The transferring agency is still required to complete all necessary action to protect human health and the environment. In certain cases, the transferring agency and the property recipient can negotiate an agreement whereby the recepient will perform the required action (usually in connection with its reuse development activities). In such circumstances, the transferring agency may contribute funds towards the cost of performing that action. At LBNC, the Department of the Navy and the Port of Long Beach have agreed that the Port will finance all of the remedial action necessary for a portion of the west basin (Site 7). Site 7 is the only LBNC site for which such an agreement exists. As in the standard property transfer process, the transferring agency is still responsible for the site during site closeout under CERCLA.

CURRENT STATUS OF THE INSTALLATION RESTORATION PROGRAM AT LONG BEACH NAVAL COMPLEX

The following are descriptions of the sites in the Installation Restoration (IR) program at Long Beach Naval Complex including an update on the environmental investigations and the status of the cleanup process for each site.

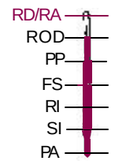
Site 1 - Mole Solid Waste Operations



Current Status: RA underway

This site was used to dispose of solid wastes by cut and fill methods from the mid-1940s to the mid-1960s. An RI report was issued in 1996 and recommended a groundwater monitoring program. Quarterly groundwater monitoring has been conducted since 1996. An FS was completed in 1999. The PP/ROD process was completed in spring 2000. The Remedial Action is underway.

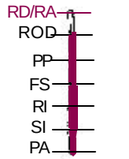
Site 2 - Chemical Materials and Waste Storage Area



Current Status: RA underway

This area stored pallets of containerized raw materials and wastes from the mid-1960s to 1980. An RI report was issued in 1996 and recommended a groundwater monitoring program. Quarterly groundwater monitoring has been conducted since 1996. An FS was completed in 1999. The PP/ROD process was completed in spring 2000. The Remedial Action is underway.

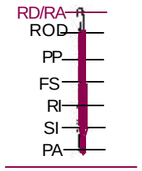
Site 3 - Industrial Waste Disposal Pits



Current Status: **RA underway**

The pits were used to dispose of industrial wastes and trash from the 1940s to the early 1970s. A removal action was conducted for a small amount of arsenic in the soil at Site 3. An RI report was issued in 1996 and recommended a groundwater monitoring program. Quarterly groundwater monitoring has been conducted since 1996. The FS report was completed in April 1998. The PP was published for public review in May 1998 and the ROD was signed in summer 1999. The selected remedy for Site 3 is a combination ofinstitutional controls (e.g., deed restrictions for industrial use - non-residential/non-recreational) and groundwater monitoring.

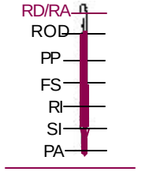
Site 4 - Mole Extension Operations



Current Status: RA underway

Fill material (e.g., sandblast grit and construction debris) was deposited along the edge of the Mole Pier from the 1950s to 1972. An RI report was issued in 1996 and recommended a groundwater monitoring program. Quarterly groundwater monitoring has been conducted since 1996. The FS report was completed in April 1998. The PP was published for public review in May 1998 and the ROD was signed in summer 1999. The selected remedy for Site 4 is a combination ofinstitutional controls (e.g., deed restrictions for industrial use - non-residential/non-recreational) and groundwater monitoring. Groundwater monitoring is complete.

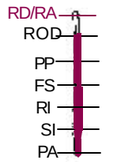
Site 5 - Skeet Range Solid Waste Fill Area



Current Status: RA underway

This site was used for the disposal of solid waste, including bed frames, ship's fire brick, and construction debris from the mid-1930s to 1968. An RI report was issued in 1996 and recommended no further action for soil and groundwater. The FS report was completed in April 1998. The PP was published for public review in May 1998 and the ROD was signed in summer 1999.The selected remedy for Site 5 is institutional controls (e.g., deed restrictions for industrial use - non-residential/non-recreational).

Site 6A - Boat Disposal Location



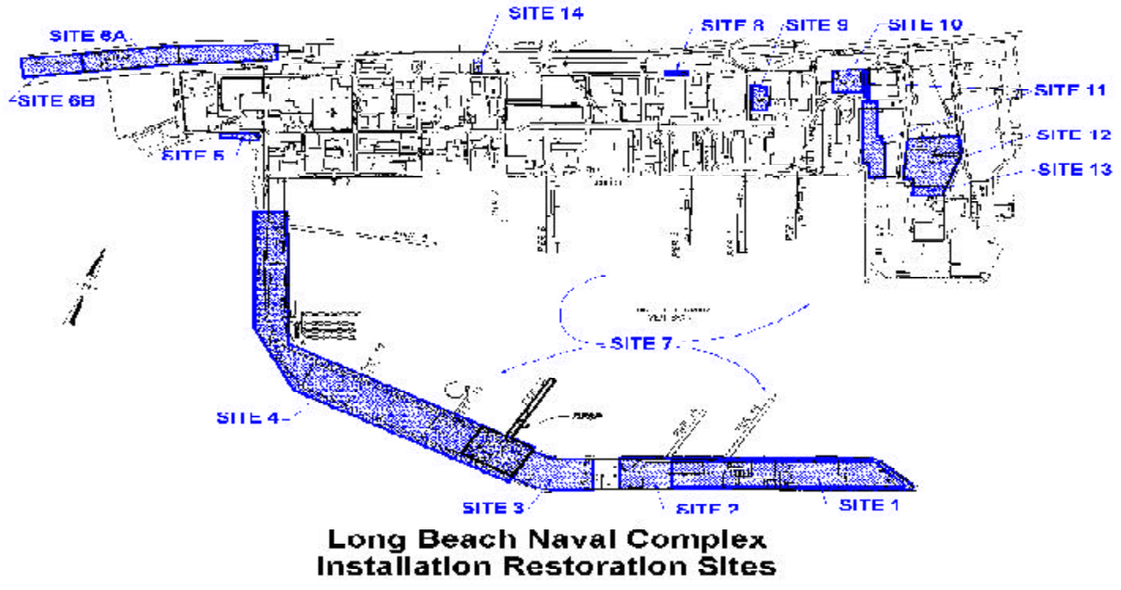
Current Status: RA underway

Old boats, sandblast grit, and shipyard solid wastes were buried from 1942 to 1965 at this site. An RI report was issued in 1996 and recommended a groundwater monitoring program. Quarterly groundwater monitoring has been conducted since 1996. The FS was completed in April 1998. The PP was published for public review in May 1998 and the ROD was signed in summer 1999. The selected remedy for Site 6A is a combination of institutional controls (e.g., deed restrictions for industrial use - non-residential/non-recreational) and groundwater monitoring. Groundwater monitoring is complete.

Site 6B - Old Scrapyard

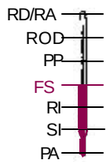
Site Closed

Site 6B was considered under the initial IR program but was never designated as an IR site. Site 6B was used for storage of aviation fuel, miscellaneous scrap, and empty containers from 1942 until 1997. Investigations showed that the contaminants in the soil and the groundwater were below baseline sample results. Site closure was obtained from the regulatory agencies on July 28, 1997.



Long Beach Naval Complex
Installation Restoration Sites

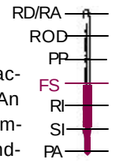
Site 7 - Harbor Sediments



Current Status: Revising FS

Drainage from various industrial areas and cleaning/process tanks were discharged through the storm drains and the dry dock tunnels into the West Basin (Site 7) from the 1940s to the mid-1970s. An RI report was issued in 1997 and concluded that 390 acres (approximately 56% of the West Basin), including all piers, are considered an area of ecological concern (areas where potential ecological risk was deemed to exist). The FS is currently being revised to incorporate regulatory comments. The PP is scheduled for completion in 2001.

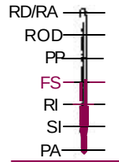
Site 8 - Building 210, Trichloroethene (TCE) Disposal Site



Current Status: Revising FS

This area was used as a disposal site for TCE, acids, and plating solutions from 1974 until 1980. An RI report was issued in June 1997 and recommended no further action for both soil and groundwater. The FS is currently being revised based on regulatory comments.

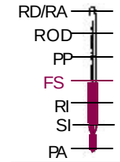
Site 9 - Building 129 Operations



Current Status: Revising FS

Industrial wastes were reportedly disposed of inside and adjacent to Building 129 from 1940 to 1973. An RI report for Site 9 was issued in June 1997 and identified contaminants in the groundwater. The draft FS was issued in 1999 and is currently being revised to address regulatory comments.

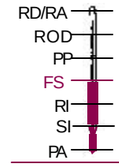
Site 10 - Parking Lot H



Current Status: Revising FS

Hazardous materials (batteries, sandblast grit, and debris) were stored at the unpaved area that is currently Parking Lot H from 1952 to 1957. An RI report was issued in June 1997 and recommended no further action for both soil and groundwater. TheFS is currently being revised based on regulatory comments.

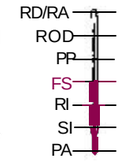
Site 11 - East of Drydock No. 1



Current Status: Revising FS

Sandblast grit was used to fill in low areas and to extend the edge of the embankment adjoining Site 11 in 1975. An RI report was issued in June 1997 and recommended nofurther action for both groundwater and soil. The FS is currently being revised based on regulatory comments.

Site 12 - Parking Lot X



Current Status: Revising FS

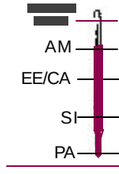
Site activities consisted of sandblast grit disposal and drum-crushing from 1971 to 1975. An RI report was issued in June 1997 and identified contaminants in the groundwater. The draft FS was issued in 1999 and is currently being revised to address regulatory comments.

Site 13 - Tank Farm Near Building 303

Current Status: Revising FS

This site was used for the storage of equipment and portable waste-storage tanks that contained hazardous substances from the early 1970s to 1997. An RI report was issued in June 1997 and identified contaminants in the groundwater. The draft FS was issued in 1999 and is currently being revised to address regulatory comments.

Site 14 - Building 46



Current Status: Initiating Removal Action

Dry cleaning operations are believed to have been conducted between the late 1950s and the mid-1960s at Building 46. An Extended SI report was issued in May 1998, which identified the extent of soil and groundwater contamination. AnEE/CAwas published in 1999 and the Action Memo was executed in September 2000. The selected removal action includes resistive heating, groundwater monitoring, and land use controls. The contingency removal action includes soil excavation and monitored natural attenuation or enhanced anaerobic dechlorination.

Restoration Advisory Board

The RAB is a group of interested community members who meet regularly to discuss the status of the cleanup with the Navy and the regulatory agencies. All meetings are open to the public. The RAB meets every other month, on the third Wednesday at 6:30 pm. Meetings are announced through the mailing list and advertised in the *Long Beach Press Telegram* and on the Navy web site (See internet address below).

For more information on the LBNC IR Program or the LBNC RAB, contact:

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NAVFACENGCOM
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San Diego, CA 92132
(619) 532-4748

Kim Foreman
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Cal-EPA DTSC
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(714) 484-5324

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NAVFACENGCOM
1220 Pacific Highway
San Diego, CA 92132
(619) 532-3100

Cleanup Partners

The US EPA provides federal oversight for IR Program activities. The DTSC is the lead regulatory agency for cleanup activities at LBNC. The RWQCB is the state lead agency for petroleum hydrocarbon related remediation and shares state oversight with DTSC for surface water and groundwater remediation issues. The Navy is the lead federal agency for the environmental cleanup activities at LBNC. These regulatory partners can be contacted for any questions or concerns regarding the cleanup at LBNC:

Sue Hakim, Cal-EPA DTSC
(714) 484-5381
Martin Hausladen, US EPA Region IX
(415) 744-2388
Ana Veloz-Townsend, RWQCB
(213) 576-6738

Designed by: CDM Federal Programs Corporation

Information Repository

An Information Repository is provided for the community to review current documents related to the environmental cleanup activities at LBNC. Additional documents are located at the Administrative Record.

Information Repository
Long Beach Public Library
101 Pacific Avenue
Long Beach, CA 90810
(562) 570-7500

Administrative Record
SWDIV NAVFACENGCOM
1220 Pacific Highway
San Diego, CA 92132
(619) 532-3676

Fact Sheet No. 5: Update on IR Sites Status at the Long Beach Naval Complex

If you would like to be included on the Long Beach Naval Complex Mailing List or wish to be removed, please contact Julie Kercher of CDM Federal Programs Corporation at: (858) 268-3383.

We're on the Web!

http://www.efdsw.navfac.navy.mil/DEP/ENV/default.htm

LONG BEACH NAVAL COMPLEX

Long Beach, California

FACT SHEET No. 5
Winter 2001

Status of Installation Restoration Sites at Long Beach Naval Complex

This fact sheet is one of a series of newsletters designed to inform the public of the environmental cleanup activities at Long Beach Naval Complex (LBNC). The Installation Restoration (IR) program was established by the Department of the Navy to comply with the requirements of the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA). The purpose of the IR program is to identify, assess, characterize, and cleanup or control releases from past hazardous waste disposal operations and hazardous materials spills. The IR program has been on-going since 1983. A Base Realignment and Closure (BRAC) Cleanup Team (BCT) is established for each Department of Defense closing or realigning base where property is available for transfer to the community. The BCT has the authority, responsibility, and accountability for environmental cleanup programs at this installation, emphasizing those actions that facilitate reuse. Contact information for the LBNC BCT is located on the back of this fact sheet.

This fact sheet will discuss the Port of Long Beach re-use plans for LBNC as well as the status of each Installation Restoration (IR) site at LBNC. In overview, Record of Decision (ROD) documents have been signed for Sites 1 through 6A. Furthermore, the BCT is developing Feasibility Studies (FS) for Sites 7 through 13. For Site 14, the BCT is developing the workplan for a removal action. See inside for more details.

Acronyms

(See Fact Sheet No. 1 May 1998 for more information on the CERCLA process)

PA	Preliminary Assessment
SI	Site Inspection
RI	Remedial Investigation
FS	Feasibility Study
PP	Proposed Plan
ROD	Record of Decision
RD/RA	Remedial Design/Remedial Action
EE/CA	Engineering Evaluation/Cost Analysis
AM	Action Memorandum
RA	Removal Action